Department of Revenue.

OFFICE Board of Revenue

STATION Madras.

B.P. Mis. No. 3506

Dated 6-12-39

(SUBJECT.)

Assignment - land (Bellary) - Hospet Th. & Tam - S. Nos. 54 & 55. - Sale by auction of plots 23 to 26 - Confirmation. proposals - accepted with modification - Communicated.

C.F. 32.

Revenue DEPARTMENT. B595

In reply, please quote number, date and short title.*

Received _____ *Registered* _____

From (Name) W. Scott Brown Esquire., C.I.E., I.C.S.,

(Designation) Collector,

Post Box _____, (Station) Bellary.;

Telegraphic Address _____

To

The Secretary to the Board of Revenue.
MADRAS.

R.O.C. *No.* 1044/38 A3, *dated* 1st February 1939.

Sir,

*Assignment - land Hospet taluk and town - portion of S.No.54 - to Municipal Council for house- site plots - disposal instructions solicited.

ENCLOSURES. Two
Plan - ⊗
Attachment.
SPARE COPIES.

S.No. 54- 1-13 extent of Hospet village is classed as village site poramboke. S. No.55 situated on two sides of this field, as shown in the enclosed plan. belongs to the Hospet Municipality. It is reported that these S.Nos. 54 & 55 along with others, are included in the town planning scheme known as "Patel Nagar " scheme. that the lay-out of plots for house building purposes was made in consultation with the Director of Town planning and that the final plan was approved by him. It is also reported that all the plots in S.No.55 belonging to the Municipality, except plots Nos. 23 to 26, have been sold in auction by the Municipality subject to the conditions and stipulations laid down by the Director of Town planning.

2/- Plots Nos. 23 to 26 could not be sold by the Municipality, as they lie partly in Government and partly in Municipal site. The Commissioner applied for the alienation of S.No.54 in 1936. In this office L.Dis. C. 2751/37 dated 30-6-37. he was informed that the alienation of state lands in favour of a Municipal Council which might make a profit out of them and sell them to the public, was not contemplated in B.S.O.24, but that there was no objection to the Municipality purchasing the land at 0-4-0 a square yard

The Municipal Council agreed to this in its resolution No.202/8-9-37.

The Municipal Commissioner suggested also that the ~~scale~~ sale of the full plots Nos. 23 to 26 (as designed by the Director of Town Planning) in auction and the apportionment of the sale proceeds between the Government and the Municipality according to the area owned by each, would be advantageous to both. as it would not be possible for either to dispose of the portions belonging to them. independently. My predecessor considered this course to be the obvious one and instructed the Sub-~~m~~ Collector Hospet on 1-10-38, to conduct the sale.

3/- The Sub- Collector Hospet conducted the sale of the plots on 1-11-38 after giving wide publicity. A sum of Rs.1691/- was realised by the sale. The amounts fetched, the amounts due to Government and the Municipality and the areas belonging to each are given in the enclosed statement. The prices now fetched are reasonable.

4/- In the circumstances, I consider that the sale may be confirmed and the amount fetched, adjusted between the Government and the Municipality, title-deeds being issued by the Revenue Department to the purchasers, subject ~~to~~ to the payment of ground-rent.

5/- The remaining unsold extent in S.No.54 is reported to be required for roads, drains etc., and is not fit for house building purposes. It will be alienated to the Municipality, on its application in due course.

6/- As the procedure involved in the proposal made in para 4 ~~of~~ above is un-usual I ~~shall~~ consider it desirable to report the matter for the Board's approval.

RK/2-2

For Collector.

Statement showing the plots sold in pa S.Nos. 54 and 55 of Hospet, the amounts fetched and the amounts due to Government and the Municipalit.

Plot number situated in S.Nos. 54 & 55.	Extent belonging to Government i.e., in S.Nos. 54	Extent belonging to the Municipality i.e.,S.No. 55	Total extent of the plot	Amount fetched at the sale.	Amount due to the Municipality	Amount due to Government.	Name of purchaser.	Remarks.
23	7140 Sq.feet. 16 cents.	2040 Sq.feet .05 cents.	9180 Sq.feet 21 cents.	Rs500/-	111-1-9	388-14-3	Sri. Murari Venkataswami.	Initial Deposit.Rs.25
24	8205 Sq.feet. 19 cents	735 Sq.feet (0-02) cents.	8940 Sq.feet 21 cents.	Rs.521/-	42-13-4	478-2-8		Balance of purchase money viz., Rs.1306/ credited in chalan No. 680/26-11-38
25	8695 Sq.feet 19.96 cents	5 Sq.feet. (0.0001 cents)	8700 Sq.ft. 19-97 cents.	Rs. 310/-	0-2-10	309-13-2		
26.	4430 Sq.feet. (10-18 cents)	4030 Sq.feet (9-22 cents)	8460 Sq.ft. (19.40 cents)	Rs 360/-	171-7-10	188-8-2	Sri. B.C. Venkatagiriappa	Initial deposit Rs. 25/- Balance of Rs.335/- credited in ch.16 167/3-11-38
			Total	Rs. 1691/-	325-9-9	1365-6-3		

For Collector.

DRAFT FOR APPROVAL. H.W.S

	Date.	Initials.
When received for fair copying	28/2	
When copied	3/3	
When examined	4/3	
When signed	DESD	
When despatched.	7 MAR 39	

SUBJECT :— Assignment-Land-(Bellary)-Hospet TKd town- S Nos 54 [illegible]

READ AGAIN _____, dated _____ 19____.

" " _____ " _____ 19____.

READ *ALSO* :—

P.L.J. No. B595/39 From the Collr of Bellary D.O.No. 3044/38-A3 dated 1/5/1939.

" _____ " _____ " _____ " _____ 19____.

" _____ " _____ " _____ " _____ 19____.

Order / Resolution / Memo. Rejt No Rejt B595/39-1, dated 28/2 19 39.

In para 1 of his letter cited above the Collr reports that S Nos 54 and 55 of Hospet Town along with other S Nos are included in the Town Planning scheme known as "Patel Nagar" scheme, that the lay-out was made in consultation with the Director of Town planning and that the final plan was approved by him. The collr is requested to report when the T.P. scheme in question was approved by the govt and if so to quote the [illegible] number and date

of the Sy. O. or the B. P.

2) The coller states that S No 55 belongs to the Municipali He is requested to report whether it was acquired by the Municipality at its cost.

The coller is also requested to submit ~~copies of~~ a copy of the conditions relating to the sale in question.

22.2.39

24/2/39

Revenue DEPARTMENT.

In reply, please quote number, date and short title.*

Received ____ *Registered* B3023

RECD THE BOARD OF REVENUE
21 JUN 1939
MADRAS

From (Name) N.S. Arunachalam Esquire., I.C.S.,

(Designation) Collector,

Post Box ____, (Station) Bellary.

Telegraphic Address ____

The Secretary to the Board of Revenue,
MADRAS.

R.C. *No* 3044/38 A3, *dated* 17th June 1939.

Sir,

Assignment - land (Bellary) Hospet Taluk - and Town - S.No.34 (Part) sale.

Board's Ref.B.No. 595/39-1 dated 28-2-1939.

The report received from the Revenue Divisional Officer, Hospet was defective. I have called for further particulars and shall submit a report soon after the receipt of the Revenue Divisional Officer's report.

For Collector.

RK/20-6

Revenue DEPARTMENT.

In reply, please quote number, date and short title.*

Received _____ *Registered* B3781

From (Name) A.D. Crombie Esq., C.I.E., I.C.S.,

(Designation) Collector

Post Box _____, (Station) Bellary

Telegraphic Address _____

B 4 B.

To

The Secretary to the Board of Revenue,

Madras.

R O C *No.* 3044/38 A.3, *dated* 31-7- 19 39.

Sir,

Enclosures _____

_____ M.S.46 4.

Spare Copies _____

Assignment - land - (Bellary) - Hospet taluk and town - S.No. 54 (part) - sale - further report submitted.

Board's Ref. B. No. 595/39-1 dated 28-2-1939.

In G.O. Mis. 98 P.H. dated 9-1-1939, the Government sanctioned an extension of time till 9-12-1938, for the preparation and publication by the Hospet Municipal Council of the Patel Nagar extension Town planning scheme, Hospet. The scheme has not yet been approved by the Government, as the Municipality has yet to submit final proposals.

2. An extent of 50-39 Ac. of shrotriem land covered by T.D. No. 1955 of shrotriem Kudadaragadda village and situated in Hospet village, was acquired by the Hospet Taluk Board in 1887 by private negotiations. The inam No. 1 statement shows that S.No. 55 in question is one of the fields comprising the title deed. It is thus clear that S.No. 55 was acquired by the Taluk Board. It was subsequently transferred to the Municipality in 1916 free of charge, along with the other lands belonging to the Taluk Board.

3. A copy of the conditions relating to the sale in question, together with the sketch received with

with the Board's reference cited above, is enclosed.

R. Wala
1.8.

S. 1/8. For Collector.

Conditions.

1. The purchaser shall not subdivide, sell, mortgage or transfer any portion of the plot mentioned in the schedule except in full, subject to the foregoing conditions.

2. One pucca dwelling house only with its necessary out houses as per approved designs by the Health authorities, having terraced roof or roof with Mangalore tiles embeded to lime mortor over flat ~~xxxxx~~ tiles, should be constructed within one year.

3. The dwelling house with its out houses should not cover more than one third of the area of the plot.

4. There shall be at the front and at the rear of the dwelling house, open spaces exclusively belonging thereto extending throughout the width of that site to an extent of not less than 25 feet respectively.

5. The dwelling house should be detached and be away at leas 6 feet from the side compound walls.

6. No thatched or zinc sheet roof should be erected under any circumstances whatso-ever.

7. Compound walls should not be more than 4½ feet in height from the ground level.

8. There should be no borrow pits within the compound.

9 All openings, doors, windows and ventilators in the dwelling house should be provided with mosqu-ito-proof screening of such thickness, mesh, material and durability as is approved by the Municipal Health Officer.

10. It shall be obligatory on the owner to carry out such repairs to the screening as may be suggested by the Health Officer. For this purpose he shall have right of ~~xxxx~~ entr during the day with previous notice.

11. The purchaser shall be liable to pay to the Government such assessment or ground rent as the Collector may determi and such ground rent is subject to periodical revision by

Government

DESPATCHED
19 OCT 1939

Assignment - land (Bellary) - Hospet Th. & Tal S. no. 54 (part) - Sale by auction - Confirmation of sales - recommended.

B 595 - Ltr. of Bellary Dcf. no. 3044-38 Rs d. 1-2-3
A mts end

B 3781 - do. - do. d. 31-7-38
A mts end.

Ref. No. B 595/39-2 d. 16-10-38

Submitted to the Government.

2. The Board supports the Collector's proposals contained in paragraph 1 of the ~~forwarding~~ letter dated 31st ult. and above.

595-39.

C.F. 72 (a).

Revenue DEPARTMENT.

In reply, please quote number, date and short title.*

Received ..... *Registered* R.595/39

From (Name) A.D. Crombie Esquire., C.I.E.,I.C.S.,

(Designation) Collector,

Post Box ..... (Station) Bellary.

Telegraphic Address .....

OFFICE OF THE ... OF REVENUE
- DEC 1939

To

The Secretary to the Board o

Madras.

Ref.C. No.3044/38 A3, *dated* 2nd December *1939*.

Sir,

Assignment - land (Bellary) Hospet Taluk and town - S.No. 54 (part) sale-orders requested.

Enclosures .....

Board's ref.B.No. 595/39-1 dated 28-2-39
This office R.C. 3044/38 A3 dated 31-7-39
Board's Endorsment N.Dis. 5011/39 dated 16-10-39.

Spare Copies .....

I invite your attention to the references cited above and request that orders, if any, passed by the Government in the matter may be communicated.

4-12-39

Hon Collector

RK/4-12

Notefile.

Assignment - Land - (Bellary) - Hospet TMC town - SNo 54 (Part) - Sale - confirmation

B 595/39 - Collr's Roc 3044/38-A3 dt 1.2.39 - pp 1-2

A draft reference to the collr is submitted for approval.

hw
12.2.39.

27/2/39

B 3781 - Collr. of Bellary Roc 3044 - 38 A3 d. 31/7/

The Collector's letter is in reply to Board's Ref. no. B 595/39-1 d. 28/7/39

S.no. 54 (1-13 acres) of Hospet classed as village site is included in the Patel nagar Town-planning Scheme of the Hospet Municipality. S. no. 55 of Hospet belonging to the Municipal Council lies to the north + East of S. no. 54. Portions of S. no. 54 have been laid out into plots together with S. no. 55 and the Collector states that the layout has been approved by the Director of Town-planning. Plot nos. 23 to 26 in the layout ~~Sketch~~ plan lie partly in S. nos. 54 + 55. The Municipal Council has sold all the other plots lying in S. no. 55 and other lands in the Town planning area belonging to it subject to the conditions laid down by the Director of Town Planning. Plot nos. 23 to 26 could not be

sold as the Municipality had not ~~their~~ full ownership of them.

The Municipality asked for the alienation of S.no. 54. As alienation free of land value was not permissible ~~and as the Municipality was not prepared~~ to pay at the rate of Rs. 4 a square yard demanded by the Collector, a tentative arrangement was come to that the plots should be sold by auction by the Govt. and the sale proceeds should be divided between the Govt. and the Municipality in proportion to the extent in their ownership. The plots were sold by the Sub Collector, Hospet for Rs. 1691 in the aggregate and the share of the Govt. comes to Rs. 1365-6-3 and that of the Municipality to Rs. 325-9-9. The Collector wants the approval of the Board for this arrangement. He proposes to issue title deed to the purchasers subject to the payment of ground-rent. The unsold extent of S.no. 54 is required for roads, drains etc. and the Collector proposes to alienate it to the Municipality.

The Collector has stated that the Govt. have sanctioned an extension of time till 9-12-31 for the preparation and publication of the Patelnagar

Council. The arrangement made by the Collector for the sale of the plots in S.no. 54 is the best under the circumstances as neither the Municipal Council nor the Govt. could have sold them independently. As the procedure involved, though convenient, is unusual the orders of the Govt. may be taken for the Collr's proposals approximation

CB

C
9/x/38. — 13.P
11/10/39

Draft submitted.

C
14/x/38. CB/14.X
— 14/10

B5875 — G.O. No. Mis. 3158 R.D.
d. 27/11/38

Draft endorsement submitted
in P 15 Cf. CB 5/XII

C
4/1

B.P.Ms. 3506

Dated 6-12-34

Single Member.

~~Full Board~~

	A.D.S. and L.R.	Land Rev.	Settlement.	Assistant Sec. Rev.	
Law					

Min file seen by ✓

Min 1 draft seen by ✓

circulated to

initials.

Passed for record.

~~Secretary~~.
Joint Secretary.

~~A.S. (A.D.)~~

A.S. (L.R.) 26.4.34

~~A.S. (Sett).~~

A.S. (Excise)

A.D.S. & L.R.

~~I.T.~~

Note:- Entries not required to be scored out.